

Prepared by and Return to: Austin Law Firm, P.A. 6928 Cobblestone Drive Suite 100 Southaven, MS 38672 662-890-7575 MS Bar #3412 File No: S10-11-0638	Grantors Address: <u>7715 Whitten Point Cove</u> <u>Olive Branch, MS 38654</u> Home: <u>662-349-3819</u> Work: <u>NA</u>	Grantees Address: <u>7025 Pecan Hill Rd</u> <u>Southaven, MS 38671</u> Home: <u>662-510-5846</u> Work: <u>662-349-9481</u>
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WARRANTY DEED

ELTON SHIELDS AND DINAH SHIELDS
GRANTORS

TO

CHRISTY S. BATTLE,
GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Elton Shields and Dinah Shields, do hereby sell, convey, and warrant unto Christy S. Battle, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 1, Pecan Grove Subdivision, located in Section 29, Township 1 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 28, Pages 23-24, in the office of the Chancery Clerk of DeSoto County, Mississippi;

Less and except: That Portion of Subject Property Conveyed to Mississippi Transportation Commission in Warranty Deed recorded in Book 259, Page 284, in said Clerk's office.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 28, Pages 23-24, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2011 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 29th day of November, 2011.

Elton Shields

Elton Shields

Dinah Shields

Dinah Shields

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named ELTON SHIELDS AND DINAH SHIELDS, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposed therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 29th day of November, 2011.

[Signature]
Notary Public

My commission expires:

